

****** PUBLIC NOTICE OF PROPOSED REALTY ACTION FOR A ****
COMPETITIVE SALE**

DEPARTMENT OF AGRICULTURE
Forest Service
Chugach National Forest
Seward Ranger District

**PUBLIC NOTICE OF REALTY ACTION
For**

Two Seward Residences and KLWC East Tract # 3532 Site Conveyances

Notice is hereby given that the United States Department of Agriculture, Forest Service is proposing to sell properties and lands identified below at not less than the market value pursuant to the Forest Service Facilities Realignment and Enhancement Act of 2005 (Title V, P.L. 109-54) (FSFREA). The federally-owned properties are two houses located at 4th Av. A St and 5th Av. A St., within the city of Seward, and a parcel of land on the east side of the Seward Highway (Mile 21), east of the Kenai Lake Work Center. These properties are legally described as:

- 1) Seward Residence #1- is located on 4th Av. and A Street, Seward, AK. Seward Meridian Section 10, T. 1S., R. 1W., Sub of Block 9 Lot 3, Block 9, USS 1116, Original Town site of Seward, Federal ADDN Dependant Resurvey. This is a two bedroom one bath single family home and one car garage on a 0.23 acre corner lot. The residence is minimal traditional style frame construction with a full basement (no walkout). The garage is frame construction on a poured concrete foundation.
- 2) Seward Residence #2- is located on 5th Av. and A Street, Seward, AK. Seward Meridian Section 10, T. 1S., R. 1W., Sub of Block 9 Lot 4, Block 9, Original Town site of Seward, Federal ADDN Dependant Resurvey. This is a three bedroom one bath single family home on a 0.23 acre corner lot. The residence is ranch style frame construction with a crawlspace and an attached one car garage.
- 3) Kenai Lake Work Center East - Tract USS# 3532 which includes Lots 4A, 5, 5A, 6, 6A, 7, 7A, 8, 9, 10, 11, and 12., according to the official plat thereof, approved by the Bureau of Land Management in Washington DC on December 18, 1958. Located in Section 25, T. 4 N., R. 1 W., Seward Meridian. This is a 15.95 acre vegetated site with two proposed reserved rights of ways which accesses the southwestern portion of the tract. The site borders private residences and Ptarmigan Campground to the south and Tract USS # 7398 - KLWC East Compound/Trailer Park Site Conveyance to the west.

This proposed real property sale falls within a category of actions established by the Chief of the Forest Service (36 CFR 220) that normally do not individually or cumulatively have a significant effect on the quality of the human environment and, therefore, may be categorically excluded from documentation in an Environmental Impact Statement or Environmental Assessment. This proposal falls within a category of actions pursuant to 36 CFR 220.6 (d)(7) "*Sale or exchange of land or interest in land and resources where resulting land uses remain essentially the same.*"

The property is being sold under competitive bidding procedures. The sale will be subject to valid existing rights and encumbrances of record. The Forest Service may also include any reservation necessary to protect the interests of the United States in the proposed conveyance. Specific terms of the sale will be provided in an Invitation for Bids, which will be made after all environmental studies and other required analysis are completed and final decision to sell the property is made.

Additional information regarding this action may be obtained from Robert Stovall, Deputy District Ranger; mailing address is P.O. Box 390, Seward, Alaska 99664-0390. He may also be contacted via phone (907) 743-9474 or email (rstovall@fs.fed.us).

As required by Forest Service notice, comment, and appeal regulations found at 36 CFR 215, this notice initiates a 30-day comment period for this action. The regulations prohibit extending the length of the comment period. The purpose of this comment period is to provide an opportunity for the public to provide meaningful input on a proposed action prior to a decision by the Responsible Official. Individuals or non-federal organizations who submit written comments or otherwise express interest in this particular action during the comment period specified at 36 CFR 215.6 have standing to appeal this decision.

Written, oral and electronic comments concerning this action will be accepted for 30 calendar days following the publication of this notice in the *Anchorage Daily News*, the newspaper of record for the Seward Ranger District. The publication date in the newspaper of record is the exclusive means for calculating the comment period for this analysis. Those wishing to comment should not rely upon dates or timeframe information provided by any other source.

It is the responsibility of persons providing comments to submit them by the close of the comment period. Persons submitting comments must provide the following information: Name and Address, (telephone number if possible) Title of the proposed action, Specific comments (36 CFR 215.2) on the proposed action, along with supporting reasons that the Responsible Official should consider in reaching a decision, and Signature or other verification of identity upon request. Identification of the individual or organization that authored the comments(s) is necessary for appeal eligibility. An electronic username is insufficient for electronic comment submittals. Scanned electronic signatures will be accepted.

Comments must be sent to the Responsible Official:

Terri Marceron, Forest Supervisor
Chugach National Forest
161 East 1st Avenue Door #8,
Anchorage, Alaska, 99501
Facsimile - 907 743-9475
comments-alaska-chugach@fs.fed.us
BUSINESS HOURS - 8am – 5pm

Oral comments must be provided at the Responsible Official's office during normal business hours via telephone or in person, or at an official agency function (i.e., public meeting) that is designed to elicit public comments. Those wishing to provide oral comments should contact the Responsible Official or their representative to schedule their presentation.

Hand delivered written comments will be accepted at the Seward Ranger District Office during normal business hours Monday through Friday, excluding holidays.

Electronic comments must be in a format that is compatible with the current version of MS Word.

The U.S. Department of Agriculture (USDA) is an equal opportunity provider and employer.